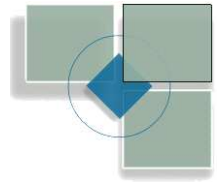




# DeKalb County Department of Planning & Sustainability

Lee May  
Interim Chief Executive Officer

Andrew A. Baker, AICP  
Director



## Stream Buffer Variance Checklist

- ☐ Show graphic scale and north arrow, including location of all streams, wetlands, floodplain boundaries and natural features as determined by field survey.
- ☐ Delineate all state waters located on or within 200 feet of the project site.
- ☐ Delineate 25-foot undisturbed buffers of state waters and 50-foot buffers along designated trout streams from wretched point of vegetation.
- ☐ Delineate 75-foot undisturbed buffers of state waters from wretched point of vegetation.
- ☐ Identify the project receiving waters and describe adjacent areas – such as streams, lakes, drainage ditches, residential areas etc., which might be affected.
- ☐ Variance from GA. E.P.D. required for encroachment in 25-foot state waters buffers.
- ☐ All proposed mitigation plans shall be designed and stamped by a Georgia-licensed designed professional.
- ☐ Show double row Type –C silt fence between land disturbing activity and state waters, wetlands, 2025 built-out conditions and/or I.R.F.
- ☐ File notice of intent and notice of termination with GA. E.P.D. and DeKalb Co., if land disturbance is one (1) acre or more or within 200 feet of state waters. Submission must be 14 days prior to start of land disturbance activities.
- ☐ Show soil series and their delineation.
- ☐ Provide existing and proposed lot coverage.
- ☐ Show limits of disturbance on E&SC plans.
- ☐ Provide name, address, email address and phone number of developer/owner.
- ☐ Provide Power of Attorney, if you are not the owner.
- ☐ Provide name and phone number of 24 – hour local erosion and sediment control contact.
- ☐ Show certification number, signature and seal of qualified plan designer.
- ☐ Provide vegetative plan for all temporary and permanent vegetative practices, including species, planting dates, seeding,

***\*No permanent non erodabel structure can be placed within the 75' Dekalb County Stream Buffer.***

- ❑ Show location and detail of erosion and sediment control practices, using uniform coding symbols from the manual for Erosion and Sediment Control in Georgia, Chapter 6. Practices may include, but not limited to:
  - ❑ Construction exit
  - ❑ Sediment Barrier per DeKalb STD. 900
  - ❑ Retrofitting
  - ❑ Storm Outlet Protection
  - ❑ Temporary sediment basin and calculations
  - ❑ Storm drain inlet sediment traps
  - ❑ Channel stabilization and vegetation
  - ❑ Check dams
  - ❑ Rock filter dams
  - ❑ Down drains
  - ❑ Temporary creek crossings
  - ❑ Mat blankets
  - ❑ Other
- ❑ Provide 67 cubic yards per acre sediment storage. This can't be located within the 75' buffer area.
- ❑ Provide a list of distinct and super district commissioners within which the property is located.
- ❑ Provide a list of abutting property owners to subject property.
- ❑ Posting of signs on site is required within 48 hours of submittal of a complete stream buffer variance application. Provide a dated photograph of the posted notice as evidence of posting within 48 hours of posting.

**Notes on Plan:**

- ❑ Erosion and sediment control measures and practices to be inspected daily.
- ❑ Cut and fill slopes shall not exceed 3H: 1V on residential projects and lots, and lots shall not exceed 2H: 1V on all other projects.
- ❑ "I certify that the permittee's erosion, sedimentation and pollution control plan provides for an appropriate and comprehensive system of best management practices required by the Georgia Water Quality Control Act and the document 'Manual for Erosion and Sediment control in Georgia', published by the State Soil and Water Conservation Commission as of January of the year in which the land disturbing activity was permitted, provides for the sampling of the receiving water(s) or the sampling of the storm water outfalls and the designed system of Best Management Practices and sampling methods is expected to meet the requirements contained in the General NPDES Permit NO. Gar 10000-."(1,2 or 3).
- ❑ "I certify under penalty of law that this plan was prepared after a site visit to the locations described herein by myself or my authorized agent, under my direct supervision"

- ☐ Inspections by qualified personnel provided by the primary permittee and the associated records shall be kept on site in compliance with Gar.10000- (1,2 or 3).

**Additional Questions:**

Do all property lines bear dimension?

€ Yes € No

Does it include Existing Grading Topography and Proposed Contours?

€ Yes € No

Have you inserted other Plans or Documents?

€ Yes € No

If so, list them below:

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Are you showing Water Quality Control?

€ Yes € No

If Buffer Reduction Request, it is required a stream buffer zone of 75'. How many feet of Buffer are you requesting?

\_\_\_\_\_ Feet

Check the box below if drawings indicate all of the following: The standard Dekalb 75 feet buffer; the standard State of Georgia 25 feet buffer; as well as the requested reduced buffer.

€ Yes € No

Name what design feature or buffer management requirements have been proposed for the planed reduction.

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